

Community Preservation Act
Public Hearing

City of Cambridge

August 25, 2015

Community Preservation Act (CPA)

Funding provided for:

Affordable Housing

Historic Preservation

Open Space



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CPA: History

The Community Preservation Act (CPA) was created in 2000 by a state law (MGL Chapter 44B) to help cities and towns preserve the character of their community. The act allowed a 3% surcharge on Property Tax bills (with certain residential exemptions) to fund affordable housing, open space and historical preservation.

It was adopted by Cambridge voters in November 2001; the CPA Committee was formed by the City Manager March, 2002.

In July, 2012, amendments to the CPA legislation now allow for greater flexibility in use of CPA Open Space funds from the first 10% allocation, including active and passive recreational uses such as parks, playgrounds, community gardens and athletic fields.

Each year, at least 10% of annual CPA revenues shall be spent or set aside for later spending on open space, historic preservation and affordable housing. The remaining percentage can be used towards any of the three funding categories.

Anticipated FY16 CPA Appropriations and Allocations

\$11,700,000

Local	State Match	CPA Fund Balance
\$8,200,000	\$1,475,000	\$2,025,000

Possible CPA Fund Allocations

% Allocations	Amount
80%	\$9,360,000
70%	\$8,190,000
60%	\$7,020,000
50%	\$5,850,000
40%	\$4,680,000
30%	\$3,510,000
20%	\$2,340,000
10%	\$1,170,000

**Summary of Fund Allocations and Appropriations from all Sources
(Prop. Taxes, State Match, Reserves, and Fund Balance) FY02-FY15**

	FY02-15 Local Funds	FY02-15 State Match	CPA Fund Balance	FY02-15 Total Amount Allocated/ Appropriated All Sources
Affordable Housing Trust	\$66,440,000	\$36,560,000	\$12,000,000	\$115,000,000
Historic Preservation	\$8,305,000	\$4,570,000	\$1,500,000	\$14,375,000
Open Space	\$8,305,000	\$4,570,000	\$1,500,000	\$14,375,000
Total:	\$83,050,000	\$45,700,000	\$15,000,000	\$143,750,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources)**

Affordable Housing Trust **\$ 115,000,000**

Historic Preservation		
Fiscal Year	Project Description	Amount
FY2007	Archives rest.DPW, Main Library, Clerk	\$ 195,000
FY2006	Brattle-Craigie Park	\$ 200,000
FY2004	Cambridge Cemetery, fence, 76 Coolidge Ave.	\$ 125,000
FY2005	Cambridge Cemetery Chapel, 76 Coolidge Ave.	\$ 100,000
FY2007	Cambridge Cemetery, steps and curbs	\$ 50,000
FY2008	Cambridge Cemetery, steps and curbs	\$ 50,000
FY2009	Cambridge Cemetery, receiving tomb	\$ 25,000
FY2009	Cambridge Cemetery, steps and curbs	\$ 30,000
FY2010	Cambridge Cemetery, steps and curbs	\$ 30,000
FY2011	Cambridge Cemetery, granite steps and curbs	\$ 30,000
FY2012	Cambridge Cemetery Steps and Curbs	\$ 30,000
FY2013	Cambridge Cemetery, stairs and enclosures	\$ 28,000
FY2014	Cambridge Cemetery, granite stairs	\$ 30,000
FY2004	Cambridge Common	\$ 350,000
FY2005	Cambridge Common	\$ 227,000
FY2006	Cambridge Common	\$ 280,000
FY2008	Cambridge Common	\$ 19,390
FY2004	Cambridge Main Library, 449 Broadway	\$ 900,000
FY2008	Cambridge Public Library, archives	\$ 75,000
FY2010	Cambridge Public Library, digitization	\$ 50,000
FY2008	City Clerk, archives	\$ 60,000
FY2009	City Clerk, archives (supplies)	\$ 3,700
FY2009	City Clerk, vault	\$ 119,535
FY2010	City Clerk, vault	\$ 47,000
FY2011	City Clerk, records rooms	\$ 50,000
FY2013	City Clerk vault phase 2	\$ 70,000
FY2014	City Clerk vault phase 2	\$ 70,000
FY2015	City Clerk vault phase 2	\$ 31,000
FY2008	City Engineer, archives	\$ 140,000
FY2012	City Engineer, Document Scanning	\$ 20,000
FY2013	City Engineer, Document Scanning	\$ 15,000
FY2005	City Hall, floors	\$ 369,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

FY2006	City Hall, floors	\$ 100,000
FY2007	City Hall, stairs	\$ 125,000
FY2007	City Hall, City Council Chamber improvements	\$ 75,000
FY2010	City Hall, waterproofing	\$ 80,000
FY2011	City Hall, waterproofing	\$ 140,000
FY2012	City Hall Painting Project	\$ 105,000
FY2013	City Hall Public Area woodwork restoration	\$ 40,000
FY2013	City Hall, Replace Exterior Window Sills	\$ 195,000
FY2014	City Hall interior storm windows	\$ 23,500
FY2014	City Hall, replace exterior window sills	\$ 212,000
FY2006	Collins Branch Library, 64 Aberdeen Ave.	\$ 100,000
FY2009	Collins Branch Library, accessibility	\$ 136,765
FY2013	Cpl. Burns Shelter, design and testing for hazardous materials	\$ 21,000
FY2009	Digitization of City Council videotapes	\$ 10,000
FY2009	Digitization, Cambridge Chronicle 1846-	\$ 60,000
FY2011	Digitization of historic photo collection	\$ 30,000
FY2007	Electrical Dept. Garage	\$ 80,000
FY2011	Eng. 1(491 Bway.)& 6(176 River), windows & cupola	\$ 15,000
FY2007	Engine 5, 220 Hampshire St.	\$ 100,000
FY2008	Eng. 5, 220 Hampshire St, roof, winds, masonry	\$ 115,000
FY2010	Engine 5, 220 Hampshire St, roof, doors	\$ 20,000
FY2008	Engine 6, 176 River St	\$ 50,000
FY2014	Engine 6, 176 River St	\$ 54,500
FY2010	Engine 9, 167 Lex Ave, masonry, roof, doors	\$ 238,000
FY2013	Fire HQ door replacement	\$ 11,000
FY2004	Former Police Station Hdqtrs, 5 Western Ave., Iron work	\$ 35,000
FY2011	Former Police Station Hdqtrs, 5 Western Ave., Adaptive Reuse	\$ 250,000
FY2012	Former Police Station Hdqtrs, 5 Western Ave., Adaptive Reuse	\$ 250,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

FY2006	Fresh Pond Golf Course, clubhouse cupola	\$ 40,000
FY2008	Fresh Pond Golf Course, clubhouse roof	\$ 170,610
FY2013	Fresh Pond intake structure	\$ 10,000
FY2013	Historic Marker Prototype Design	\$ 40,000
FY2012	Magazine Beach Powderhouse Preservation Repairs	\$ 25,000
FY2014	Magazine Beach Powderhouse	\$ 100,000
FY2015	Magazine Beach Landscape Plan	\$ 56,500
FY2007	O'Connell Library, 46 Sixth St., windows	\$ 50,000
FY2015	O'Connell Library, exterior	\$ 325,000
FY2008	Old Burying Ground, table tombs	\$ 40,000
FY2009	Old Burying Ground, table tombs	\$ 30,000
FY2010	Old Burying Ground	\$ 40,000
FY2011	Old Burying Ground (ongoing)	\$ 40,000
FY2012	Old Burying Ground gravestone Restoration	\$ 30,000
FY2013	Old Burying Ground, headstone and tomb restoration	\$ 35,000
FY2014	Old Burying Ground, headstone and tomb restoration	\$ 40,000
FY2015	Old Burying Ground	\$ 30,000
FY2002 - FY2015	Preservation Grants	\$ 6,284,000
FY2015	Preserve and/ or rebind historic atlases and directories	\$ 7,500
FY2009	Shady Hill Square, preservation restriction	\$ 175,000
FY2015	YWCA shelter	\$ 200,000
	Historic Preservation Total	\$ 14,375,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

Open Space		
Fiscal Year	Project Description	Amount
FY2006	Black's Nook and Black' Nook Access Area Improvements	\$80,000
FY2008	Black's Nook and Black' Nook Access Area Improvements	\$250,000
FY2010	Black's Nook and Black' Nook Access Area Improvements	\$250,000
FY2011	Black's Nook and Black' Nook Access Area Improvements	\$350,000
FY2015	Cambridgeport School Playground	\$500,000
FY2005	Cambridge Watershed Land Acquisition (Lincoln, MA)	\$1,150,000
FY2013	Community Gardens	\$100,000
FY2009	Drainage Improvements Project	\$75,000
FY2010	Drainage Improvements Project	\$155,000
FY2009	Ecological Inventory of Upland Watershed Property	\$100,000
FY2013	Elm/ Hampshire Plaza Bishop Allen/Main St. Park	\$320,000
FY2004	Fresh Pond Watershed Soil Stabilization	\$150,000
FY2007	Fresh Pond Reservation - Earthen Berm	\$275,000
FY2009	Fresh Pond Reservation Circulation and Access Plan	\$50,000
FY2007	Glacken Slope Stabilization and Access Plan	\$60,000
FY2011	Glacken Slope Stabilization and Access Plan	\$350,000
FY2012	Glacken Slope Stabilization and Access Plan	\$350,000
FY2014	Haggerty School Playground Improvements	\$600,000
FY2015	Haggerty School Playground Improvements	\$175,000
FY2013	Hurley Playground	\$400,000
FY2007	Kingsley Park Slope Stabilization	\$25,000
FY2009	Kingsley Point Restoration	\$600,000
FY2004	Little Fresh Pond Bank and Shoreline Restoration	\$150,000
FY2006	Little Fresh Pond Bank and Shoreline Restoration	\$200,000
FY2007	Little Fresh Pond Bank and Shoreline Restoration	\$100,000
FY2006	Mahoney's Site Restoration	\$800,000
FY2005	Northeast Sector/Fresh Pond Improvements Project	\$1,800,000
FY2008	Northeast Sector Final Change Order on Re-vegetation	\$75,000

**Detail of Fund Allocations and Appropriations FY02-FY15
(From all sources) (cont.)**

FY2006	Old Field/Birch Grove	\$120,000
FY2007	Old Field/Birch Grove Restoration	\$375,000
FY2013	Pacific Street/ Passive Area and Dog Park	\$100,000
FY2015	Pacific Street/ Passive Area and Dog Park	\$70,000
FY2006	Purchase 12-14 Watson Street	\$153,655
FY2013	Railroad Rights of Way	\$250,000
FY2013	Replacement of Basketball and Tennis Courts	\$530,000
FY2013	Replacement of School Playgrounds	\$300,000
FY2014	Sacramento Field Renovations	\$430,000
FY2015	Sacramento Field Renovations	\$420,000
FY2015	Sennott Park Basketball Courts	\$85,000
FY2011	Upcountry Watershed and Water Quality Improvements	\$200,000
FY2008	Watershed Protection and Restoration of Stream "C"	\$250,000
FY2010	Watershed Protection and Restoration of Stream "C"	\$250,000
FY2011	Watershed Protection and Re-vegetation- Golf Course	\$55,000
FY2012	Watershed Protection- Parkway Community Garden	\$350,000
FY2012	Watershed Protection and Landscape Stabilization- Golf Course	\$260,000
FY2009	Watershed Slope and Soil Stabilization Project	\$250,000
FY2010	Watershed Slope and Soil Stabilization Project	\$250,000
FY2012	Reserve transfer for the purchase of 53.6 acres of DeNormandie property in Lincoln Ma	\$1,152,247
	Open Space Reserve appropriations only/ does not include \$1.2m in transfers	(\$965,902)
	Open Space Total	\$14,375,000

Summary of Reserve Allocations

Historic Preservation Reserve

Fiscal Year	Beginning Balance	Additions	Reductions	Ending Balance
FY03	\$810,000			\$810,000
FY04	\$810,000	\$36,000	(\$810,000)	\$36,000
FY05	\$36,000		(\$36,000)	\$0
FY06	\$0			\$0
FY07	\$0	\$18,750 (1)		\$18,750
FY08	\$18,750			\$18,750
FY09	\$18,750			\$18,750
FY10	\$18,750			\$18,750
FY11	\$18,750			\$18,750
FY12	\$18,750			\$18,750
FY13	\$18,750			\$18,750
FY14	\$18,750	\$22,607 (6)		\$41,357
FY15	\$41,357			\$41,357
FY16	\$41,357			\$41,357

Open Space Reserve

Fiscal Year	Beginning Balance	Additions	Reductions	Ending Balance
FY03	\$1,350,000			\$1,350,000
FY04	\$1,350,000	\$760,000		\$2,110,000
FY05	\$2,110,000	\$260,000	(\$2,110,000)	\$260,000
FY06	\$260,000		(\$153,655)	\$106,345
FY07	\$106,345	\$1,615,000 (2)		\$1,721,345
FY08	\$1,721,345	\$685,000		\$2,406,345
FY09	\$2,406,345	\$15,000 (3)		\$2,421,345
FY10	\$2,421,345			\$2,421,345
FY11	\$2,421,345			\$2,421,345
FY12	\$2,421,345		(\$1,152,247) (4)	\$1,269,098
FY13	\$1,269,098		(\$1,035,000) (5)	\$234,098
FY14	\$234,098			\$234,098
FY15	\$234,098			\$234,098
FY16	\$234,098			\$234,098

(1) Includes the CPA Committee vote on 6/11/07 to approve a transfer of \$18,750 from Historic Preservation to the Historic Reserve.

(2) Includes a \$400,000 transfer back to Open Space Reserve on 6/28/06 as a result of the City receiving a State Self-Help Grant for the Lincoln Land purchase, plus an FY07 allocation of \$415,000.

(3) Includes a \$15,000 transfer back to Open Space Reserves.

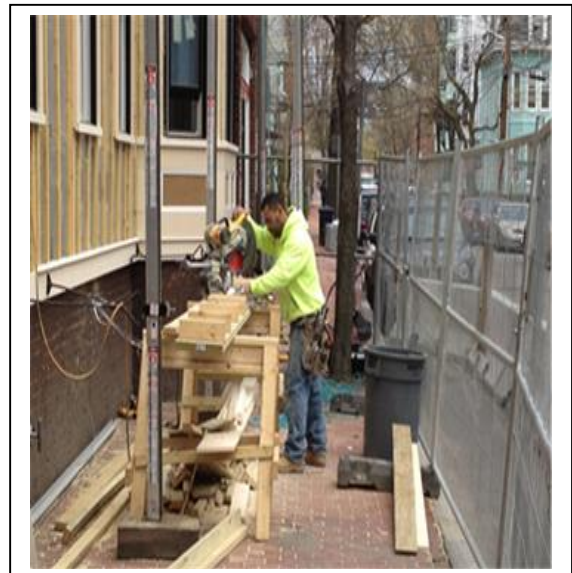
(4) Includes the CPA Committee vote on 5/5/12 to approve a transfer of \$1,152,247 for the purchase of 53.6 acres of DeNormandie property in Lincoln, MA.

(5) Includes the CPA Committee vote on 9/4/2012 to approve a transfer of \$1,035,000 for appropriation to Public Investment Fund Projects.

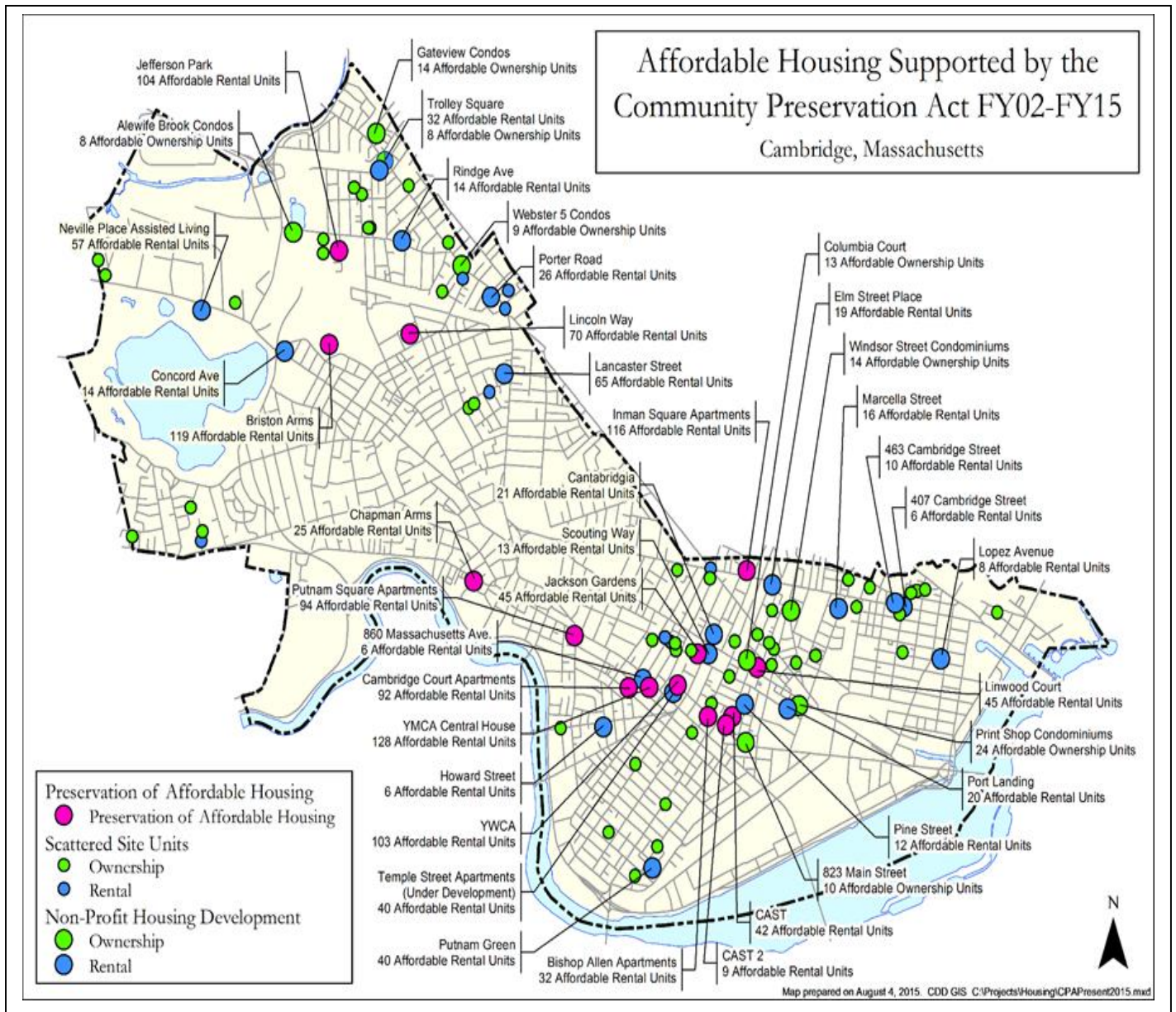
(6) Includes the CPA Committee vote on 9/10/13 to approve a transfer of \$22,607 (Historic Preservation) to Historic Reserves.

FY16 Proposed Uses of Housing Funds

- **Preservation of affordable housing with expiring use restrictions**
- **Acquisition of existing multi-family rental buildings to create affordable units**
- **New construction of affordable housing**
- **Conversion of commercial, industrial, and institutional properties into affordable housing**
- **Financial Assistance for first-time homebuyers**



Affordable Housing Supported by the CPA FY02-FY15



Trust/CPA Commitments (FY02-FY15)



1-3 Marcella St – 16 rental units
 22 Lopez Ave – 8 rental units
 25-27 Howard St – 6 rental units
 35 Harvey St – 16 rental units
 407-411 Cambridge St – 6 rental units
 463 Cambridge St *- 10 rental units
 479-481 Concord Ave – 14 rental units
 78-80 Porter Rd – 26 rental units
 95-97 Pine St – 12 rental units
 Alewife Brook Condos – 8 ownership units
 Bishop Allen Apts * – 32 rental units
 Briston Arms * – 119 rental units
 Cambridge YWCA – 103 rental units
 Cambridge Court Apts – 92 rental units
 Cantabridgia Apts – 21 rental units
 CAST Apts – 42 rental units
 CAST 2 Apts – 9 rental units
 Central House SRO – 128 rental units
 Chapman Arms Apts – 25 rental units
 CHA Condo Acquisition Program – 14 rental
 Columbia Ct- 13 ownership units
 Elm Pl – 19 rental units
 FTHB Financial Assistance- 53 ownership units
 Gateview Condos – 14 ownership units
 Inman Square Apts – 116 rental units
 Jackson Gardens – 45 rental units
 Jefferson Park Apts **- 104 rental units
 Lancaster St Apts – 65 rental units
 Linwood Ct – 45 rental units
 Lincoln Way – 70 rental units
 Main and Cherry Condos – 10 ownership
 Neville Pl – 57 rental units
 Port Landing**- 20 rental units
 Putnam Green - 40 rental units
 Putnam Square Apts * – 94 rental units
 Print Shop Condos – 24 ownership units
 Rindge Ave SRO Housing – 14 rental units
 Scouting Way – 13 rental units
 Temple Pl ** – 40 rental units
 Trolley Sq – 32 rental, 8 ownership units
 Webster 5 Condos – 9 ownership units
 Windsor St Condos – 14 ownership units
 * rehab underway
 ** under construction

Continued Need for Affordable Housing

There are 565 units facing expiring affordability restrictions before 12/31/2020.

The waiting lists with the Cambridge Housing Authority (CHA) for affordable rental housing are closed. And not expected to be reopened for 2 years. At the time of closure there were 11,009 distinct applicants. Currently in the Community Development Department (CDD) applicant pools, there are:

- 1232 applicants in the rental pool
- 282 applicants in the homeownership pool.

In order to afford the median market asking rent for a two-bedroom apartment in Cambridge, a two-earner household being paid Cambridge's living wage would each have to work more than 75 hours per week to afford the rent.

In 2014, the median market price for a condominium in Cambridge was more than \$510,000, which would require an income of more than \$120,000 per year to purchase without a significant down payment.

2015 Median Market Asking Rents

1-bedroom	\$ 2,583
2-bedroom	\$ 2,950
3-bedroom	\$ 3,400



Housing CPA Funds FY02-FY15 \$115,000,000

Preservation of Affordable Housing 999 units

Acquisition/Creation of Rental Units 459 units

First- Time Homebuyer Units 153 units

Total 1,611 units

CPA funds committed to affordable housing have leveraged approximately **\$434 million** from other public and private sources.



Jefferson Park - State

The Cambridge Housing Authority is in the process of redeveloping its Jefferson Park State development. Demolition of the existing four buildings from the 1950s has been completed. CHA will soon start construction of new energy efficient buildings that will result in 104 affordable units. The site will also be improved by restoration of the original street grid, connecting the site to the neighborhood.

- 104 affordable rental units
- \$ 57,059,276 million development
- \$6,370,000 million Trust/CPA
- \$50,689,267 million leveraged



Briston Arms

Renovations will soon be underway at Briston Arms Apartments, a 154-unit former expiring-use property recently purchased and preserved by Preservation for Affordable Housing (POAH). POAH has completed project financing and is ready to begin site improvements and building upgrades. POAH will continue to operate the 35 market rate units in the property and will increase the affordable units from 105 to 119 apartments.

- 119 affordable rental units
- \$ 66,275,040 million development
- \$ 4,252,286 million Trust/CPA
- \$62,022,754 million leveraged



Port Landing/131 Harvard Street

- 20 affordable rental units
- \$9.9 million development
- \$2.9 million Trust/CPA
- \$7 million leveraged



Construction is beginning on the transformation of this long-vacant parcel into 20 units of affordable rental housing. When completed, Port Landing will provide family-sized and one-bedroom rental units for low- and moderate-income tenants close to all the amenities of Kendall Square.

463 Cambridge Street



Homeowners Rehab, Inc. has acquired this ten-unit building in East Cambridge from a seller who wanted to ensure that these units will remain as a housing resource for the community for years to come. The building was fully occupied at the time of purchase, and units will be renovated upon turnover. Units provide a mix of one-bedroom and family-sized units, preserving the diversity of this neighborhood as rents continue to rise.

- 10 affordable rental units
- \$4.3 million development
- \$3.1 million Trust/CPA
- \$1.2 million leveraged

FY16 Proposed Project Requests

Historic Preservation

Archives:

Continue digitizing Cambridge newspapers	\$93,325
Create database of Cambridge Cemetery burials	\$35,000

Historic Landscapes:

Kingsley Park overlook restoration	\$30,000
Longfellow Park staircase restoration	\$50,000
Lowell Park landscape plan and wall restoration	\$85,000
Old Burying Ground, headstone and table tomb restoration	\$40,000

Preservation Grants:

\$600,000

Public Buildings:

Fire Headquarters, replica engine bay doors	\$155,000
City Clerk Vault Construction	\$413,000

Total

\$1,501,325

Archives

The Cambridge Public Library has used CPA funds to digitize 77 years of Cambridge newspapers, from 1846 through 1923. Internet usage in FY15 averaged 270 sessions per day and over 1 million page views. The FY 16 project will digitize an additional 92 years of publication.

• RE-ELECT JOHN W. LYONS FOR MAYOR •

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Cambridge Sentinel

CLEANS HANDS
BETTER
Because
it's better made!
FLASH
HAND CLEANER

VOL. XXXIV, No. 36 CAMBRIDGE, MASS., SEPTEMBER 9, 1939 PRICE: THREE CENTS

MAYOR LYONS GREETED BY THOUSANDS

FRIENDSHIP THROUG PACKS CAMBRIDGE ARMORY

**EXPERT EXECUTIVE MAYOR
LYONS LOWERS TAX RATE**

"Mayor's Office"
The reduction of fifty cents in the tax rate as announced by the Board of Assessors should be welcome news to the taxpayers of Cambridge.
"This reduction was accomplished by reducing the appropriations for city purposes this year to an amount over \$237,000.00 below the 1938 figure. This amount represents a saving of \$1.40 in the tax rate.
"It is obvious that with such a saving the reduction in the tax rate would have been much greater, were it not for the increase in the state tax and assessments, the loss of one million dollars in assessed valuations, and the loss of \$151,000.00 in receipts from income and corporation taxes.
"State and county taxes and assessments, over which I have absolutely no control constitute 14 per cent of the cost of government in Cambridge. I firmly believe and shall advocate that the state should pay its own way without imposing an additional burden on municipalities. An assessment

HIS HONOR JOHN W. LYONS
A Portrait

The countenance is plump, the eyes melancholy, the expression impulsive, suggesting a temperamental, hesitant, meditative, aloof—almost a Headed. However, he is no such man! Nature has ironically bestowed a positive spirit in a temperament that suggests reserve. He is neither nervous, irascible, nor prepossessive. Like the Anthony Abbot in Shakespeare's play, "He is the most phlegmatic of men, when he has his wits about him. His eye is not shifty. He is too intelligent to be dictatorial. He will argue his side with readiness in logic, wit and patience. He listens intently. He is facile in retort. His tongue is apt, not tart. He is courteous, either as talker or listener. Facility makes a poor listener: it is nothing if not as phlegmatic; it sits a certain superiority as who should say, "I am the Oracle, when I open my lips, let no dog bark!"

Mayor Lyons has too much humor to be facetious. He knows how to accept jokes at their own valuation, without letting his own critical faculty. What may be thought is singular when discretion marks what is said. Two often, to argue, is to court facility. Wise tolerance listens and keeps man. Like his predecessor, the late Edw. W. Quinn, he has mastered the mental severity that can suffer fools gladly. Shakespeare, whose of observers, never shared contempt for ignorance—rather, as sensible prey, a good-natured sympathy—on, "but for the grace of God, here stand I!" Not that his Honor is wanting in the urge that overbears a good fight. When he loses reason, he can swing a shillelagh, with the and scowls; but he must prefer the appeal to reason, the faculty that has lived rich and high above the ages, and had to say, all too rare in the world today. It is no question. He sticks to the daily task. He is not content to sell in office.

Chas. F. Hurley
Real Estate
Insurance
Mortgages
276 Commonwealth
Avenue
BOSTON

JOHN T. SHEA
Retires from City Home
Superintendency — Over
50 Years of Capable
Public Service

John T. Shea, in retiring on a pension from the superintendency of the City Home, has rounded out an illustrious career in public service as may in the city records—used for over a half-century. From the time he began as a common constable from East Cambridge to the close of his recent official duties, Cambridge has been endowed with a service most unusual.

Charles Wood
Oldest Thorndike School
Graduate of New East
Cambridge Branch
Liberal, Christian

THURSDAY NIGHT RECEPTION
UNPARALLELED IN CAMBRIDGE



John W. Lyons was Cambridge's last directly-elected mayor, before the adoption of Plan E in 1941. Cambridge Sentinel, Sept. 9, 1939

Historic Landscapes

Kingsley Park Overlooks Restoration

This is part of the original Frederick Law Olmsted design, the overlooks require repointing for appearance and safety.



Longfellow Park Staircases

The bluestone staircases in Longfellow needs to be rebuilt for appearance and safety.



Lowell Park Landscape Plan and Wall Restoration

The Cambridge Plant & Garden Club will contribute \$5,000 and has requested \$85,000 to prepare a landscape restoration plan and restore the deteriorated brick wall along Brattle Street. The Massachusetts Dept. of Conservation and Recreation will double local contributions and execute a project worth \$180,000.



Old Burying Ground Improvements

The city's oldest cemetery is in constant need of repair. This grant would continue a multi-year restoration of headstones and tombs at the cemetery.



Preservation Grants (CHC)

Affordable Housing

- The CHC's Preservation Grant Program has funded exterior restoration of affordable housing projects since 1975.
- The program offers up to \$30,000 through the Home Improvement Program and up to \$100,000 per project to affordable housing agencies.



CPA historic preservation funds supported the restoration of this owner-occupied CDBG- eligible house on Howard Street.

Institutional

- Many non- profits, including churches and community groups, own deteriorating historic buildings.
- Institutional Preservation Grants (IPG) offer up to \$100,000 for overall exterior preservation, code compliance and barrier-free access where historic fabric is directly involved.
- 84 IPG's have been awarded since FY05, 70 projects have been completed and 14 are under construction or cleared to proceed.



An IPG helped to restore the roof of the Longy School of Music at 1 Follen Street.

Public Buildings

City Hall – New vault for City Clerk

Many irreplaceable city records are stored in unsafe conditions. Conversion of a former boiler room in the basement of City Hall will provide climate-controlled high-density storage for years to come.



Fire Headquarters (1932) – bay doors

Deteriorated engine bay doors at the city's fire headquarters will be replaced in a historically appropriate design.



Historic Preservation

Eligible Activities:

Preservation, rehabilitation or restoration of eligible historic resources

Eligible Historic Resources:

- **Listed on or eligible for the Mass. Register of Historic Places**
- **Determined by the Cambridge Historical Commission (CHC) to be significant in the history, archeology, architecture or culture of the city**

Cambridge Projects:

- **Preservation Grants for institutions and affordable housing**
- **Restoration of public buildings, landscapes and archives**



Affordable Housing Preservation Grant Summary FY03-FY15

Project	Agency	Amount
1 Allston Ct.	Just-A-Start, Corp.	\$ 30,000
101 1/2 Inman St.	Homeowners Rehab, Inc.	\$ 50,000
101 1/2 Inman St.	Homeowners Rehab, Inc.	\$ 37,675
101 1/2 Inman St (2 grants)	Homeowners Rehab, Inc.	\$ 87,675
10-12 Boardman St.	Just-A-Start, Corp.	\$ 8,909
11 Foch St.	Homeowners Rehab, Inc.	\$ 15,000
11 Speridakis Ter.	Just-A-Start, Corp.	\$ 14,865
124 Thorndike St.	Just-A-Start, Corp.	\$ 18,500
131-133 Fayerweather St.	Homeowners Rehab, Inc.	\$ 30,000
135 Western Ave.	Just A Start, Inc.	\$ 30,000
135 Western Ave.	Just A Start, Inc.	\$ 30,000
135 Western Ave. (2 grants)	Just-A-Start, Corp.	\$ 60,000
139 Spring St.	Cambridge Community Housing Development	\$ 59,150
14 Carlisle St.	Homeowners Rehab, Inc.	\$ 30,000
14 Dinsmore Ct.	Homeowners Rehab, Inc.	\$ 2,200
14 Upton St.	Just-A-Start, Corp.	\$ 21,075
146-152 Prospect St.	Just-A-Start, Corp.	\$ 50,000
151-157 Allston St.	Homeowners Rehab, Inc.	\$ 50,000
151 Clark St.	Homeowners Rehab, Inc.	\$ 18,000
17 Milton St.	Cambridge Neighborhood Apartment Housing Services	\$ 28,250
171-173 Columbia St.	Homeowners Rehab, Inc.	\$ 30,000
175-177 Columbia St.	Homeowners Rehab, Inc.	\$ 30,000
18-20 Carlisle St.	Homeowners Rehab, Inc.	\$ 30,000
19 Howard St.	Just-A-Start, Corp.	\$ 30,000
196-198 Auburn St.	Share Associates	\$ 32,316
20 Kelly Rd.	Just-A-Start, Corp.	\$ 25,000
201-203 Columbia St.	Just-A-Start, Corp.	\$ 50,000
209 Columbia St.	Just-A-Start, Corp.	\$ 50,000
2103 Massachusetts Ave.	Cambridge and Somerville Community Action Program	\$ 100,000
22-24 Flagg St.	Homeowners Rehab, Inc.	\$ 25,000
23-25 Madison Ave.	Homeowners Rehab, Inc.	\$ 36,000
237 Allston St.	Just-A-Start, Corp.	\$ 4,900
2-4 University Rd.	Homeowners Rehab, Inc.	\$ 50,000
24-36 Fulkerson St.	Homeowners Rehab, Inc.	\$ 35,000
25 Tremont St.	Just-A-Start, Corp.	\$ 25,000
25 Wendell St.	Homeowners Rehab, Inc.	\$ 46,750
25-27 Howard St.	Cambridge Community Housing Development	\$ 50,000
253-255 Windsor St.	Homeowners Rehab, Inc.	\$ 8,200
259 Windsor-24 Market St.	Cambridge Community Housing Development	\$ 32,191
269 Norfolk St.	Just-A-Start, Corp.	\$ 30,000
27 Tremont Street	Just-A-Start, Corp.	\$ 25,000

28 Sixth St.	Just-A-Start, Corp.	\$ 37,200
288 Washington St.	Just-A-Start, Corp.	\$ 29,300
296 Washington St.	Lead-Safe Cambridge	\$ 19,350
300 Prospect St.	Homeowners Rehab, Inc.	\$ 30,000
323 Allston St.	Just A Start, Inc.	\$ 4,220
341 Columbia St.	Homeowners Rehab, Inc.	\$ 93,387
342 Norfolk St.	Just-A-Start, Corp.	\$ 30,000
367-369 Western Avenue	Just-A-Start, Corp.	\$ 30,000
4 Tremont St.	Just-A-Start, Corp.	\$ 3,000
407 Cambridge St.	Cambridge and Somerville Community Action Program	\$ 50,000
424-432 Windsor St.	Just-A-Start, Corp.	\$ 30,000
44 Webster Ave.	Just-A-Start, Corp.	\$ 30,000
45 Garfield St.	Homeowners Rehab, Inc.	\$ 32,200
45 Garfield St.	Homeowners Rehab, Inc.	\$ 17,100
45 Garfield St. (2 grants)	Homeowners Rehab, Inc.	\$ 49,300
49-53 Columbia St.	Homeowners Rehab, Inc.	\$ 50,000
51 Norfolk St.	Just-A-Start, Corp.	\$ 35,000
56 Sixth St.	Just-A-Start, Corp.	\$ 30,000
58 Seventh St.	Homeowners Rehab, Inc.	\$ 75,000
6 Cottage St.	Just-A-Start, Corp.	\$ 15,000
62 Norfolk St.	Just-A-Start, Corp.	\$ 35,000
62-64 Clifton St.	Cambridge Neighborhood Apartment Housing Services	\$ 35,000
70 Bishop Allen Dr.	Just-A-Start, Corp.	\$ 35,000
77 Bishop Allen Dr.	Just-A-Start, Corp.	\$ 35,000
86-90 1/2 Berkshire St.	Cambridge Community Housing Development	\$ 23,000
901 Massachusetts Ave.	Homeowners Rehab, Inc.	\$ 85,000
95-97 Pine St.	Homeowners Rehab, Inc.	\$ 75,000
96 Gore St.	Just-A-Start, Corp.	\$ 18,530
75-79 Kinnaird St.	Homeowners Rehab, Inc.	\$ 40,000
17 Seventh St.	Homeowners Rehab, Inc.	\$ 10,500
Grand Total		\$ 2,301,768

Institutional Preservation Grant Summary FY04-FY15

Institution	Amount
Union Baptist Church, 872 Main St.	\$ 50,000
1st United Presbyterian Church, 1418 Cambridge St. (4 grants)	\$ 214,818
Western Avenue Baptist Church, 299 Western Ave.	\$ 100,000
Agassiz Neighborhood House (2 grants)	\$ 96,146
Cambridge Center for Adult Education (5 grants)	\$ 210,075
Cambridge Community Center (2 grants)	\$ 99,240
Cambridge-Ellis School (2 grants)	\$ 43,775
Cambridge Family & Children's Services (2 grants)	\$ 80,000
Cambridge Historical Society (3 grants)	\$ 212,205
Cambridge Multicultural Arts Center, 41 Second St.	\$ 57,505
Cambridge YMCA, 820 Mass. Ave.	\$ 50,000
Cambridge YWCA, 7 Temple St.	\$ 50,000
Castle School (2 grants)	\$ 50,000
Christ Church, 0 Garden St.	\$ 30,000
Christ the King Presbyterian Church, 99 Prospect St.	\$ 57,575
Church of the New Jerusalem, 50 Quincy St.	\$ 50,000
Congregation Eitz Chayim, 136 Magazine St.	\$ 54,465
Cooper-Frost-Austin House/Historic New England, 21 Linnaean St.	\$ 25,000
Dance Complex, 536 Massachusetts Ave.	\$ 30,000
East End House, 105 Spring St.	\$ 26,350
Faith Lutheran Church (2 grants)	\$ 102,211
First Baptist Church (2 grants)	\$ 150,000
First Church of Christ Scientist (3 grants)	\$ 125,000
First Church, Congregational, 11 Garden St.	\$ 100,000
First Reformed Presbyterian Church, 51 Antrim St.	\$ 62,444
Grace Methodist Church, 56 Magazine St.	\$ 46,000
Harvard Epworth Methodist Episcopal Church (3 grants)	\$ 107,500
Holy Trinity Parish House, 145 Brattle St.	\$ 18,100
Margaret Fuller House (2 grants)	\$ 100,000
Masonic Temple, 1950 Massachusetts Ave.	\$ 20,000
Mass Ave. Baptist Church, 146 Hampshire St.	\$ 100,000
Massasoit Lodge, 55 Bishop Allen Drive	\$ 50,000
Mercy Corps (2 grants)	\$ 80,000
Mount Auburn Cemetery, 580 Mt Auburn St.	\$ 50,000
New School of Music (2 grants)	\$ 39,841
Old Cambridge Baptist Church (4 grants)	\$ 194,220
Pentecostal Tabernacle, South Campus, 56 Magazine St.	\$ 100,000

Reed Hall/ Episcopal Divinity School, 99 Brattle St.	\$ 48,000
St Francis of Assisi Church, 323 Cambridge St	\$ 100,000
St. James's Episcopal Church (2 grants)	\$ 100,000
St. Mary's Church/School Complex (4 grants)	\$ 224,025
St Paul AME Church, 31 Bishop Allen Drive	\$ 50,000
St. Paul's Catholic Church (2 grants)	\$ 130,000
St Peter's Episcopal Church (4 grants)	\$ 134,185
Temple Beth Shalom, 8 Tremont St.	\$ 3,915
Women's Educational Center, 46 Pleasant St.	\$ 43,560
First Parish Unitarian Church, 1450 Mass. Ave. (2 grants)	\$ 100,000
Longy School of Music, 1 Follen Street (2 grants)	\$ 200,000
TOTAL	\$4,166,155

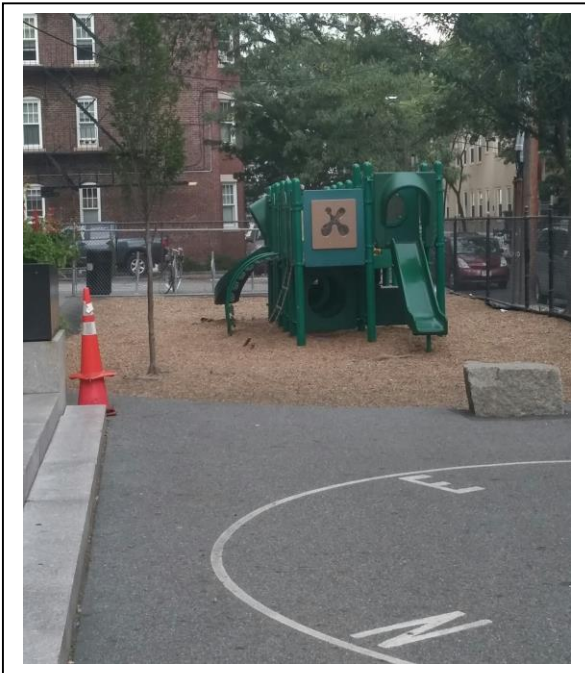
FY16 Proposed Project Requests

Open Space

Project Summary	Estimated Total Project Costs	CPA Requests	Potential Bond Financing
Clarendon Avenue Playground	\$980,000	\$250,000	\$730,000
Morse School Playground	\$1,150,000	\$250,000	\$900,000
Amigos School Playground	\$500,000	\$500,000	
CRLS Tennis Courts Structural Study, planning and design	\$60,000	\$60,000	
Greenough, Blvd. Hells' Half Acre	\$90,000	\$90,000	
Linear Park Pathway Improvements	\$3,450,000		\$3,450,000
Glacken Field	\$4,715,000		\$4,715,000
Sennott Park	\$1,265,000		\$1,265,000

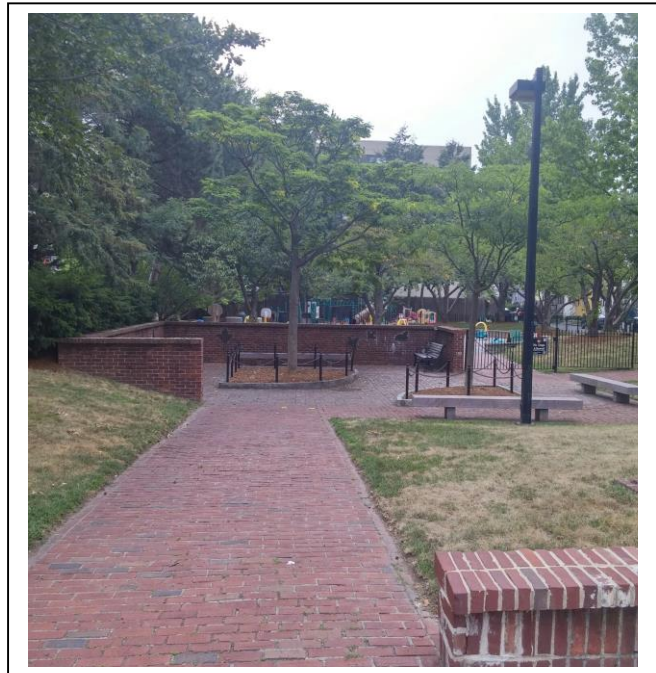
Amigos School Playground

Renovation would include a full redesign of the play space including new features and of playground area, including new play play structures.



Clarendon Avenue Playground

Comprehensive redesign and renovation equipment, surfacing, seating areas, passive features and landscaping.



FY16 Proposed Project Requests

Open Space

CRLS Tennis Courts

Structural engineering study for new tennis courts on top of the garage at CRLS and planning and design of new facilities.



Morse School Playground Comprehensive redesign of playground and outdoor spaces including court and swings. As well as addressing surfacing and accessibility issues.



Greenough Blvd. Hell's Half Acre

Supplement funding to complete an accessible path and woodland restoration project around the Hell's half acre marsh along the Charles River.



CPA Committee Actions

1. CPA Committee Meeting (6/4/2015)

2. Public Meeting (6/16/2015)

3. Public Hearing (8/25/2015)

4. CPAC Voting Meeting (9/15/2015)

(Recommended projects, percent allocations, fund balance transfers)

5. City Council Meeting (9/21/2015)